

GENERAL NOTES

**GENERAL**  
ALL DIMENSIONS ARE TO BE CHECKED ON SITE PRIOR TO THE COMMENCEMENT OF WORKS. ANY MODIFICATIONS CONSIDERED AN IMPROVEMENT BY THE ARCHITECT SHALL BE NOTED ON THE DRAWINGS. THE CONTRACTOR SHALL COMPLY WITH ANY 'APPROVAL' NECESSARY' ALL WORK TO COMPLY WITH CURRENT BUILDING REGULATIONS AND GOOD BUILDING PRACTICE. IF THE CONTRACTOR WISHES TO USE ANY ALTERNATIVE MATERIALS TO THOSE SPECIFIED THEY MUST BE SUBMITTED TO THE BUILDING CONTROL OFFICER AND PLANNING OFFICER FOR APPROVAL. ALL DIMENSIONS TO BE CHECKED ON SITE AND NOT SCALED FROM DRAWINGS. PRIOR PERMISSION MUST BE SOUGHT BEFORE ANY COPIES OF DOCUMENTATION ARE MADE.

**DRAWINGS**  
THIS BRIEF SPECIFICATION IS TO BE READ IN CONJUNCTION WITH THE RELEVANT DRAWINGS AND HAS BEEN PREPARED TO OBTAIN BUILDING REGULATION PASSING OF PLANS ONLY.

ATTENTION SHOULD BE PAID TO SECTION PLANS AND ANNOTATION. WHILE GREAT EFFORT HAS BEEN TAKEN TO ENSURE THE DESIGN AND DIMENSIONS GIVEN IN THIS DOCUMENTATION ARE CORRECT, DISCREPANCIES MAY OCCUR. ANY SUCH DISCREPANCIES MUST BE REPORTED TO THE ARCHITECT FOR CLARIFICATION. ALL DIMENSIONS TO BE CHECKED ON SITE AND NOT SCALED FROM DRAWINGS.

PRIOR PERMISSION MUST BE SOUGHT BEFORE ANY COPIES OF DOCUMENTATION ARE MADE.

**STRUCTURAL NOTES**  
ALL DRAWINGS AND SPECIFICATION TO BE READ IN CONJUNCTION WITH STRUCTURAL ENGINEERS DESIGN AND DETAILS. CONTRACTOR TO ENSURE THAT ALL STRUCTURAL ELEMENTS ARE TO BE REMOVED ARE RELIANT UPON THE SAME FOR LOAD BEARING SUPPORT.

**TIMBER TREATMENT**  
ALL TIMBER TO BE TREATED TO PRESENT RESISTANCE TO ROT AND INSEST. ALL HOUSE LONGHORN BEETLE, ACCORDANCE WITH CURRENT BUILDING REGULATIONS. ALL STRUCTURAL TIMBERS, EXTERNAL FRAMES, WINDOW & SOFTWOOD CLADDING SHALL BE TREATED AGAINST FUNGAL ATTACK AND STRUCTURAL TIMBER TO BE MARKED DRY OR KD AND TO HAVE STRESS GRADE MARK.

**REGULATIONS**  
ALL WORK IS TO COMPLY WITH THE RELEVANT BUILDING REGULATIONS AND ALL APPLICABLE NOTICES ARE TO BE COMPLIED WITH. BUILDING CONTROL DEPARTMENT AT THE RELEVANT LOCAL AUTHORITY SHALL BE NOTIFIED PRIOR TO THE START OF THE SITE PRIOR TO TENDERING. IF AN APPROVED INSPECTOR IS USED THEN THE AL MUST NOTIFY THE LOCAL AUTHORITY THAT THE BUILDING REGULATIONS WILL BE CARRIED OUT UNDER THE INITIAL NOTICE PROCEDURE.

**HEALTH AND SAFETY**  
CONTRACTOR, SUB-CONTRACTORS ETC. TO COMPLY WITH HEALTH AND SAFETY REGULATIONS DURING EXECUTION OF THE WORKS. COMMENCE THE USE OF CAT IS ADVISABLE. TAKE ALL NECESSARY PRECAUTIONS WHEN CARRYING OUT ANY DEMOLITION WORKS, FORMING NEW OPENINGS, EXCAVATIONS AND WORKING AT ROOF OR HIGH LEVEL. FOR ALTERATION WORK REQUIRING NEW OPENINGS IN THE EXISTING WALLS, THE CONTRACTOR SHALL PROVIDE TEMPORARY SUPPORT DURING WORK ON THE GUIDANCE IN THE BUILDING RESEARCH ESTABLISHMENT 'GOOD BUILDING GUIDES' 15 AND 20. ' PROVIDING TEMPORARY SUPPORT DURING WORK ON OPENINGS IN EXTERNAL WALLS AND REMOVING INTERNAL LOAD-BEARING WALLS AND FLOORS. ALL ELECTRICAL CABLES WITHIN WORKING DISTANCE TO BE SHEATHED / PROTECTED.  
PLEASE NOTE THAT ALL THE MATERIALS SPECIFIED AND THE CONSTRUCTION DETAILS SHOWN ARE NOT TO BE CHANGED WITHOUT THE FULL KNOWLEDGE AND EFFECT ON THE DESIGNED/REQUIRED CARBON EMISSIONS OF THE STRUCTURE AS DESIGNED.

1. DO NOT SCALE OFF THIS DRAWING.
2. ALL DIMENSIONS ARE TO BE REPORTED IMMEDIATELY TO THE CLIENT/ARCHITECT.
3. THIS DRAWING IS FOR BUILDING REGULATIONS APPROVAL AND CONSTRUCTION PURPOSES. CHECKED ON SITE PRIOR TO WORKS COMMENCING.
4. ALL DIMENSIONS IN SQUARENESS, DEPTH OR PLASTER ETC. MUST BE CHECKED FOR WHERE NEW WALLS ARE SHOWN AS ALIGNED WITH EXISTING WALLS. THIS MUST BE CHECKED BY THE PHYSICAL REMOVAL OF BRICKWORK AND OR PLASTER TO ESTABLISH THE ACTUAL POSITION OF THE WALL. BEING APPROVED TO PROCEED.
5. ALL PLANS ARE TO BE READ IN CONJUNCTION WITH STRUCTURAL ENGINEERS CALCULATION SHEETS. CONTRACTOR TO ENSURE ALL STRUCTURAL MEMBERS ARE AS SPECIFIED NO VARIATION ALLOWED UNLESS AGREED BEFOREHAND. READ PLANS & CALCULATIONS BEFORE COMMENCEMENT TO ENSURE THOROUGH UNDERSTANDING OF ALL ASPECTS OF THE PROPOSALS.
6. ALL WORK TO COMPLY WITH BS8000. ALL CONSTRUCTION TO COMPLY WITH BUILDING REGULATIONS 2000. SUBSEQUENT AMENDMENTS, AND APPROPRIATE BRITISH STANDARDS.

A - 21.09.21 - Additional side elevation added.

rev date/initials

Project  
45 Corkland Road, Chorlton,

Location  
Manchester, M21 8XG

Client  
Mr Edward Hogarth

drawing title  
Existing Elevations

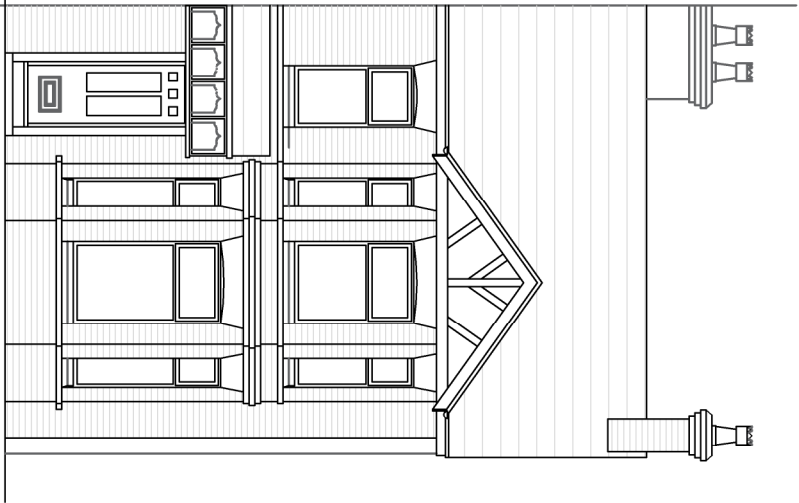
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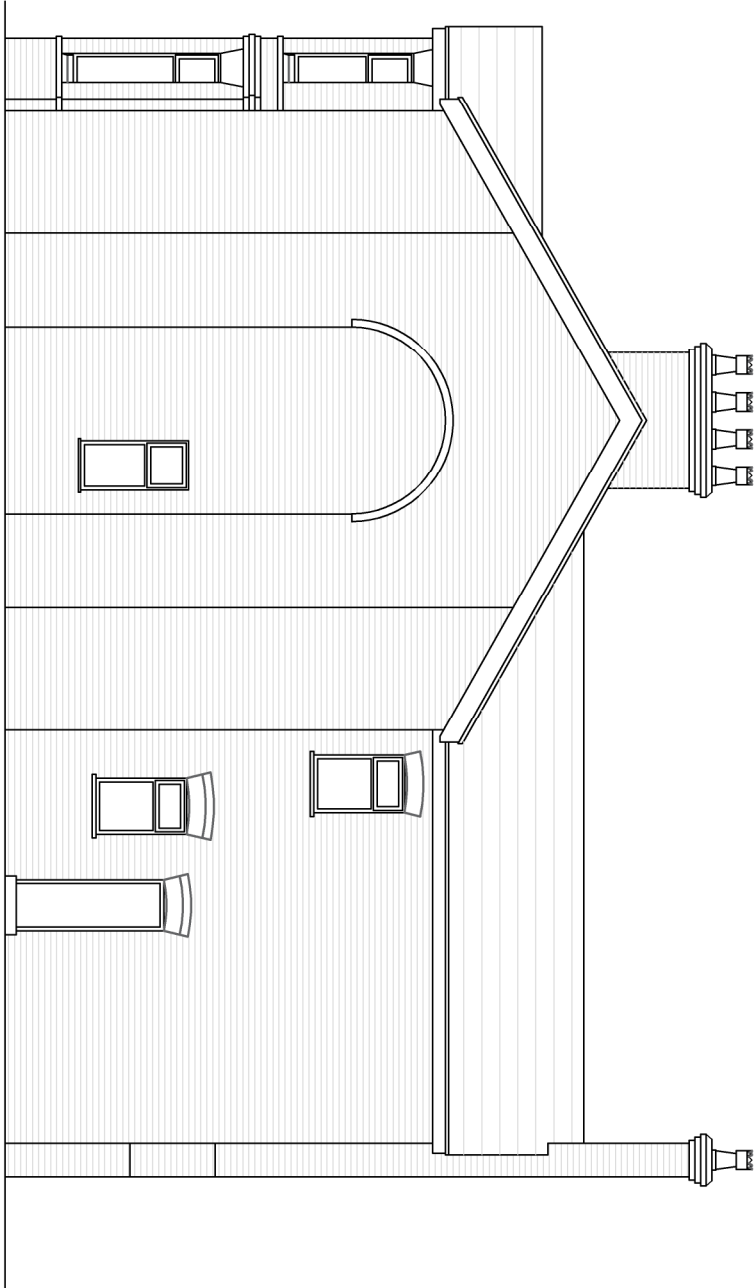
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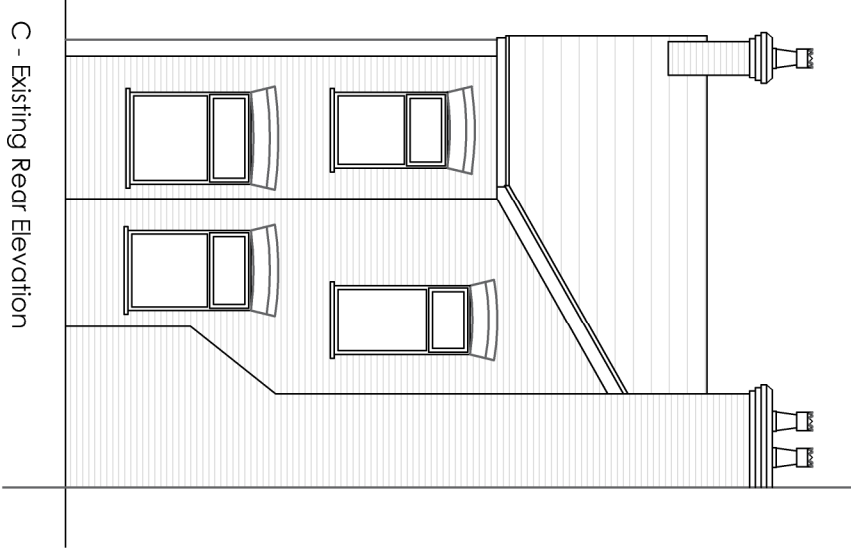
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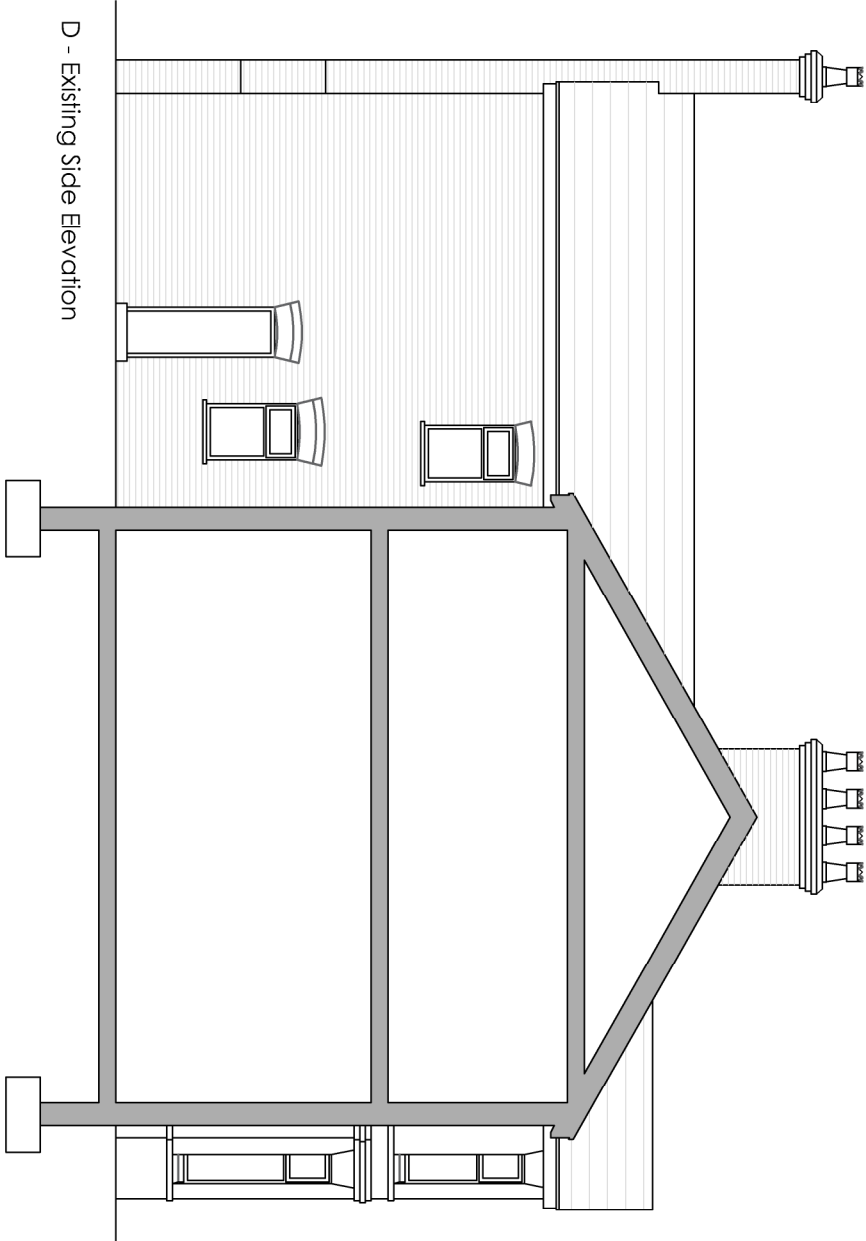
A - Existing Front Elevation



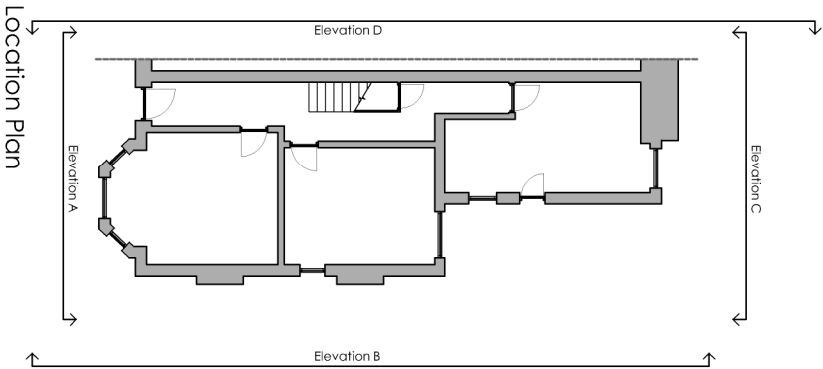
B - Existing Side Elevation



C - Existing Rear Elevation



D - Existing Side Elevation



Location Plan